

WHITNEY OAKS COMMUNITY ASSOCIATION



NEWSLETTER

February 2014

www.whitneyoaks.net

2014 GRAZING PROJECT

We're happy to announce that the annual grazing of the Whitney Oaks Community Association open space will begin in the early spring. We anticipate that the first round of grazing will take place in late February/early March, with the second round of grazing taking place in June.



The Board is excited to welcome back Lee Hazeltine, owner of the grazing company the Association has used in three previous grazing projects, and his 3,500 head of livestock.

More information on the grazing of the Whitney Oaks Community Association open space as well as a grazing schedule will be posted on the Whitney Oaks website as soon as the schedule is more firmly established. www.whitneyoaks.net

While the grazing company will do their very best to not enter onto homeowner private property, many lot markings (delineating lot lines) are no longer in place. Homeowners are encouraged to mark their lot line within the next 30-days so that their lots lines are easily identifiable by the grazing company.



WHITNEY OAKS

The Management Trust

Kocal Division

P.O. Box 1459

Folsom, CA 95763-1459

Phone: 985-3633x 121 | Fax: 248-8015

BOARD OF DIRECTORS

President: Bob Jones
Vice President: Eva McLain
CFO: Rick Jordan
Secretary: Sharon Theofelis
Director: Bonnie Laderman
Comm. Mgr.: Vicky Langer, CCAM
Vicky.langer@managementtrust.com
Assistant: Nicole Ross
Nicole.ross@managementtrust.com
Accounting: accounting@kocal.com

PLEASE PAINT

Coming soon, to a neighborhood near you.... **Springtime!!!!** Spring is a great time to perform maintenance on the exterior of your home. As homes in our community age, wooden doors, shutters, trim, and fences require some repairs and often a fresh coat of paint or stain. 

Mature landscaping also needs some attention. Investing in this maintenance improves the appearance of your home and greatly helps maintain its value. Many of the homes in our community have not been painted since they were built. If this is you and/or if your home needs painting, please choose colors on the approved color palette list and submit an architectural application before tackling this project. Please contact Nicole Ross in the management office if you have questions about the approved colors or need an Architectural Request Form. Thank you for keeping our

neighborhoods looking great!

SECURITY PATROL

The Association uses the services of Securitas to bring a crime deterring presence and to conduct a general safety

patrol of the community and surveillance of the facilities. This security service patrols most of the community (Springfield excluded) every night from 10:00 p.m. until 5:00 a.m. If you notice any suspicious activity or cars parked in red zones, please call 911 or security at 916-416-5123 between the hours of 10:00 p.m. and 5:00 A.M. Also please note that for your convenience, Securitas is offering



to provide “vacation watch” services, so long as the work is done during their normal on site hours. It is important to note that Securitas Security should not be utilized as your sole source of security. It is each homeowner’s responsibility to provide personal home security, such as a home alarm system or some other form of home protection. Furthermore, you must call the Securitas Site Supervisor at 530-210-4926 Monday – Friday between 9:00 am and 4:00 pm to set up vacation watch service. There is a list of questions including a contact person while you are away, any contractors who may be at your home, and other helpful information. Please plan in advance for your vacations or other travel.

GETTING UP TO SPEED

A concern was recently brought up about safety that the Board of Directors has asked us to bring to your attention. Please be aware that cars traveling on Crest Drive and Park Drive are going much faster than the 20 mph speed limit inside the gates. The speed limit on Park has been increased to 45 mph and the speed limit on Crest was increased to 35 mph. And, as you know, many drivers exceed the posted limits! Cross traffic does not stop or even slow down as it passes our gates, so please use caution when turning onto these streets. Thank you!



BOARD MEETINGS

The next Board of Directors Meeting is scheduled for February 5, 2014 at 6:30 p.m. at the Oaks Building in Springfield. Board Meetings are held on the first Wednesday of every month at 6:30 P.M. at the Oaks Building. Homeowners are always welcome to attend and to give input under the “Open Forum” portion of the Agenda. If you have an item that you would like to be included on the meeting agenda, please send correspondence to Vicky at vicky.langer@managementtrust.com at least 10 days prior to the meeting. Please note that meeting agendas are posted at the Hillcrest pool bulletin board, at the Springfield computer room bulletin board and on the Whitney Oaks website at www.whitneyoaks.net four days prior to meetings.



All meeting times and locations are listed on the Whitney Oaks website at www.whitneyoaks.net.

FEBRUARY BOARD MEETING AGENDA

These and other items will be on the February 5th business meeting agenda for Board discussion:

- 2014 Goals
- Landscape Improvement Proposals
- Additional Cobble for Fox Hill Mailbox Area
- Soil Hydration Proposal
- Gate Painting Specifications
- Granite Trail Stairs
- Policy for Waiving of Late Fees

Please remember to send all official communications to the Association to: The Management Trust-Kocal Division, P.O. Box 1459, Folsom, CA 95763 and to the attention of Vicky Langer, the community manager for the Association. Emails may be sent to: vicky.langer@managementtrust.com

FRIENDLY REMINDERS



Please be reminded that dogs should remain on a leash and in the owners control at all times and homeowners are responsible for cleaning up after their pets. Thank you for being a responsible pet owner!

While basketball standards, soccer nets, and other sports equipment are allowed when in use, they must be put away, out of site from the common area, when they are not in use.



Resident overnight parking on Whitney Oaks streets is not allowed. If you are a repeat offender, your vehicle(s) may be towed at your expense. Guests may park on the street for up to 72 hours, or a reasonable amount of time (longer) if registered with the management office.

Thank you for your attention to these items!